

PREPARED BY AND RETURN TO:
Select Title & Escrow, LLC
Almon M. Ellis, Jr., Staff Attorney
7145 Swinnea Road Suite 2
Southaven, MS 38671
(662) 349-3930
File # 07-1178

Indexing Instructions: Lot 190, Sect C, Edgewater Subd.
Hernando, DeSoto County, Mississippi

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00) cash in hand paid and other good and valuable consideration, the receipt and sufficiency of all of which is hereby acknowledged, **Melissa B. McCullough Howard, a married woman, who acquired title as Melissa B. McCullough, and husband, Jerry Howard, who joins in this conveyance for the purpose of conveying any homestead rights, or other marital rights, he may have in and to the subject property by virtue of his marriage to Melissa B. McCullough Howard, do hereby sell, convey and warrant unto Thomas Edwin Mangum, a married man, as sole owner, the following described property, together with the improvements, hereditaments and appurtenances thereunto belonging, located in the County of DeSoto, State of Mississippi more particularly described as follows, to-wit:**

Lot 190, Section C, Edgewater Subdivision, located in Section 20, Township 3 South, Range 7 West, DeSoto County, Mississippi, as recorded in Plat Book 74, Pages 39-40, in the office of the Chancery Clerk of DeSoto County, Mississippi.

IT IS AGREED AND UNDERSTOOD that the taxes for the current year have been prorated as of this date based on an estimated basis, and when said taxes are actually determined, if the proration as of this date is incorrect, then the grantor agrees to pay to said grantee or their assigns any deficit on actual proration and likewise, the grantee agrees to pay to grantor any amount overpaid by her.

THIS conveyance is subject to rights of way and easements for public roads and for public utilities; to applicable building, zoning, subdivision and Health Department regulations; to the covenants, limitations and restrictions of record with the said recorded plat of said subdivision and to which reference is hereby made; to any matter which might be disclosed by a current, accurate survey and physical inspection of said lands.

The Grantor herein further warrants that subject property constitutes no part of their homestead and is not subject to the homestead rights of any person at the time of conveyance.

Possession is given upon the delivery of this deed or at an agreed upon date between the parties.

Select

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WITNESS MY SIGNATURE, on this 4th day of June, 2007.

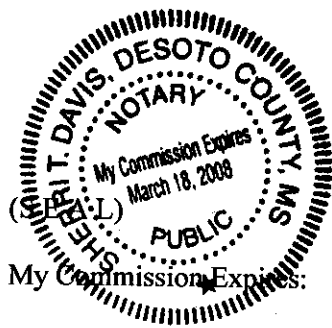
Melissa B. McCullough Howard (SEAL)
Melissa B. McCullough Howard

Jerry Howard (SEAL)
Jerry Howard

STATE OF MISSISSIPPI
COUNTY OF DESOTO

PERSONALLY APPEARED BEFORE ME, the undersigned authority in and for the said county and state, within the jurisdiction, the within named Melissa B. McCullough Howard and Jerry Howard who acknowledged to me that they executed the above and foregoing instrument of writing on the day and year therein mentioned, for the purposes therein stated, as their own free act and deed.

GIVEN UNDER MY HAND AND OFFICIAL SEAL OF OFFICE, this 4th day of June, 2007.



[Signature]
Notary Public

GRANTOR:

Melissa B. McCullough Howard and Jerry Howard

6921 Alphaba RD

Coldwater, MS 38618

HOME: 662-233-0562

WORK: 901-226-2670

GRANTEE

Thomas Edwin Mangum

3156 Stonehenge DR.
Herrando, MS 38632

HOME: 901-606-4452

WORK: 901-826-9153